BOOK 7012 PAGE 691

kab725:10/09/86

Fee 6

FROM: Dan Mills

TO: Charles P. Jacobs and Mary B. Jacobs

This instrument prepared by:
DEARBORN & EWING, ATTORNEYS
Suite 1200, One Commerce Place
Nashville, Tennessee 37239

Address New Owner as follows:
Charles P. Jacobs
5200 Shanondale Court
Nashville, Tennessee 37220

Mortgagee:
None

Map-Parcel No.
145-15-A
Part 1 Jo

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $299,500.00.

Kathryn W. Braswell
Affiant

Subscribed and sworn to before me, this the 16th day of October, 1986.

Notary Public

My Comm. Expires: 4-17-88

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Dan Mills, hereinafter called "GRANTOR", has bargained and sold, and by these presents does transfer and convey unto Charles P. Jacobs and wife, Mary B. Jacobs, herein called "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Unit No. 1A of Stratford Place Residential Condominiums, as described in the Master Deed Establishing Horizontal Property Regime of Stratford Place Residential Condominiums, of record in Book 6472, page 47, in the Register's Office for Davidson County, Tennessee, being a horizontal property regime, together with all rights, interests and appurtenances thereto, including but not limited to the undivided interest in the common elements thereof, as set out in the aforesaid Master Deed of record in Book 6472, page 47, in the Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Dan Mills by deed of record in Book 7012, page 687, said Register's Office.

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth on Exhibit A.

This is improved property known as Unit 1A-Stratford Place Residential Condominiums.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and GRANTOR does

covenant with the said GRANTEES that GRANTOR is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as set forth on Exhibit A; and GRANTOR does further covenant and bind himself, his heirs, successors, assigns, and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs, successors, and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, GRANTOR has executed this deed this 16th day of October, 1986.

Dan Mills

Dan Mills

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dan Mills, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 16th day of OCTOBER, 1986.

Kim A. Brown

NOTARY PUBLIC

My Commission Expires: 4-17-88

KIM A. BROWN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

EXHIBIT A

a. Real Property taxes for 1986, and subsequent years.

b. Right-of-way easement of record in Book 1260, page 518, Register's Office for Davidson County, Tennessee

c. Right-of-way easement of record in Book 6507, page 851, said Register's Office.

d. Conveyance of water mains of record in Book 6850, page 341, said Register's Office.

e. Agreement to maintain private access drive of record in Book 6430, page 601, said Register's Office.

f. All matters shown on the Plat of record in Book 6250, page 560, said Register's Office.

53990

IDENTIFICATE

Oct 17 11 11 AM '86

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

29950 .10- CNTY
838.60 CSTAX
.50 PRFE
9.80 WDTX
CHECK 848.10-
5485410/17/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 3 9 9 0

IDENTIFICATION REFERENCE

Oct 17 11 11 AM '86

REGISTER

No. 01696